



PART - A		PART - B	
1). ASSESSEE NO.- 411300301804		1). AREA OF LAND :- 4K-07CH.-14SFT. = 298.123 SQM (AS/DEED).	
2). NAME OF THE OWNER:- 1. IRA MITRA ; 2. SANJEEB KUMAR MITRA		2). PERMISSIBLE GROUND COV. : 56.813%	
3). DETAILS OF REGD. DEED :- BOOK NO.-I, VOL. NO.-25, PAGES NO.- 74 TO 86 BEING NO. - 1157 DATED:- 16-03-1966 AT D.S.R.-ALIPORE		3). PROPOSED GROUND COV. : 45.099%	
4). DETAILS OF REGD. DEED :- BOOK NO.-I, VOL. NO.-178, PAGES NO.- 29 TO 36 BEING NO. - 792 DATED:- 03-11-2006 AT A.D.S.R.-BEHALA SOUTH 24- PARGANAS		4). PERMISSIBLE F. A. R. = 133.312 SQM	
5). DETAILS OF REGD. POWER OF ATTORNEY :- DEED NO.- 160210529 BOOK NO.- I, VOL. NO.- 1602-2023, PAGES NO.- 35897 TO 35899 DATED:- 28/07/2023, AT 'D.S.R.- II SOUTH 24- PARGANAS		5). PROPOSED F. A. R. = 1.821	
6). DETAILS OF REGD. BOUNDARY :- BOOK NO.-I, VOL. NO.-1603-2024, PAGES NO.- 16030070 DATED:- 22-01-2024 AT D.S.R.-III SOUTH 24-PARGANAS.		6). PERMISSIBLE HEIGHT = 20.0m	
7). DETAILS OF STAMP OF LAND DECLARATION:- BOOK NO.-I, VOL. NO.-1603-2024, PAGES NO.- 24170 TO 24182 BEING NO. - 16030071 DATED:- 22-01-2024 AT D.S.R.-III SOUTH 24-PARGANAS.		7). PROPOSED CALCULATION	
8). DETAILS OF AMALGAMATION DEED:- BOOK NO.-I, VOL. NO.-1602-2023, PAGES NO.- 629497 TO 629515 BEING NO. - 16021847 DATED:- 13-12-2023 AT D.S.R.-II SOUTH 24-PARGANAS.		8). MARKING	
9). SIZE OF TENEMENT - > 80 <= 75 = 03 NOS. > 75 <= 100 = 03 NOS. > 100 = 01 NO		9). TOTAL EXEMPTED AREA	

FLOOR	GROSS FL. AREA	STAIR WELL	LIFT WELL	FL. AREA WITHOUT WELL	TOTAL EXEMPTED AREA	NET FLOOR AREA
GROUND FLOOR	129.08 SQM	10.465 SQM	2.396 SQM	116.219 SQM	116.219 SQM	116.219 SQM
FIRST FLOOR	133.312 SQM	0.438 SQM	2.00 SQM	130.874 SQM	130.874 SQM	118.013 SQM
SECOND FLOOR	133.312 SQM	0.438 SQM	2.00 SQM	130.874 SQM	130.874 SQM	118.013 SQM
THIRD FLOOR	133.312 SQM	0.438 SQM	2.00 SQM	130.874 SQM	130.874 SQM	118.013 SQM
FOURTH FLOOR	133.312 SQM	0.438 SQM	2.00 SQM	130.874 SQM	130.874 SQM	118.013 SQM
TOTAL AREA	662.256 SQM	1.752 SQM	8.00 SQM	652.504 SQM	652.504 SQM	588.199 SQM

TYPE	WIDTH	HEIGHT	REMARKS
SD	2400	2100	SLIDING
D1	1050	2100	SINGLE LEAF
D2	900	2100	SINGLE LEAF
D3	750	2100	SINGLE LEAF
W1	2400	1350	FIVE SHUTTER
W2	2000	1350	FOUR SHUTTER
W3	1500	1350	TRIPLE SHUTTER
W4	1200	1350	DOUBLE SHUTTER
W5	900	1050	DOUBLE SHUTTER
W6	600	750	DOUBLE SHUTTER

**NOTES**

- ALL DIMENSIONS ARE IN MM.
- ALL PROJECTED CHALUA ARE 450 WIDE.
- ALL TOILET FLOOR ARE WATER TIGHT.
- ALL EXTERNAL WALLS ARE 200MM THK & ALL INTERNAL PARTITION WALLS ARE 75MM THK EXCEPT OTHER WISE MENTIONED.
- THE DEPTH OF FOUNDATION OF SEPTIC TANK AND SEMI UNDER GROUND WATER RESERVOIR WILL NOT EXCEED THE DEPTH OF FOUNDATION OF BUILDING.

**SPECIFICATIONS**

- GRADE OF CONCRETE USED - M20
- GRADE OF STEEL USED - F4500
- MORTAR USED IN 200mm & 250mm THK BRICK WALLS = 1:6
- MORTAR USED IN 75mm THK BRICK WALLS = 1:4
- FIRST CLASS BRICKS TO BE USED ONLY
- C/O TO BE USED IN 40mm TH D.P.C
- LIME TERRACING ON ROOF - 2:2:7

**DECLARATION BY THE GEO-TECHNICAL ENGINEER:**

UNDERSIGNED HAS INSPECTED THE SITE AND CARRIED OUT SOIL INVESTIGATION THEREON. IT IS CERTIFIED THAT THE EXISTING SOIL OF THE SITE IS ABLE TO CARRY THE LOAD COMING FROM THE PROPOSED CONSTRUCTION AND THE SYSTEM PROPOSED HEREIN IS SAFE AND STABLE IN ALL RESPECT FROM GEOTECHNICAL POINT OF VIEW.

**RUPAK KUMAR BANERJEE**  
G.T. NO.-3/1  
NAME OF GEOTECHNICAL ENGINEER

**DECLARATION BY THE STRUCTURAL ENGINEER:**

THE STRUCTURAL DESIGN & DRAWING OF BOTH FOUNDATION AND SUPER STRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOAD INCLUDING SEISMIC LOAD AS PER NATIONAL BUILDING CODE OF INDIA & CERTIFIED THAT IT IS SAFE & STABLE IN ALL RESPECT.

SOIL TESTING HAS BEEN DONE BY RUPAK KUMAR BANERJEE OF TECHNO SOIL F-25, CLT MARKET, JADAVPUR, KOLKATA-700032. THE RECOMMENDATION OF SOIL TEST REPORT HAS BEEN CONSIDERED DURING STRUCTURAL CALCULATIONS.

**DEBABRATA GHOSH**  
G.T. NO. 228 / 1  
NAME OF STRUCTURAL ENGINEER

**DECLARATION BY THE ARCHITECT:**

CERTIFIED WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISION OF K.M.C. BUILDING RULES 2009. AS AMENDED FROM TIME TO TIME & THAT THE SITE CONDITION INCLUDING THE WIDTH OF THE ROAD (7.063 M. ON NORTH - 2.460 M. ON EAST - 4.743 M. ON WEST ) CONFORM WITH THE PLAN & SITE WHICH HAS BEEN MEASURED & VERIFIED BY ME. IS A BUILDABLE SITE AND NOT TANK OR FILLED UP TANK. THE LAND IS DEMARCATED BY BOUNDARY WALL. THE CONSTRUCTION OF U.G. WATER TANK WILL BE COMPLETED BEFORE STARTING OF BUILDING FOUNDATION WORK. SIGNATURE OF OWNER IS AUTHENTICATED BY ME.

**MUMITA MAJUMDER**  
C/A/2016/75681  
NAME OF ARCHITECT

**OWNER'S/APPLICANT DECLARATION :-**

I DO HEREBY DECLARE WITH FULL RESPONSIBILITY THAT I SHALL ENGAGE L.B.A. & E.S.E. DURING CONSTRUCTION. I SHALL FOLLOW THE INSTRUCTIONS OF L.B.A. & E.S.E. DURING CONSTRUCTION OF THE BUILDING (AS PER B.S. PLAN). K.M.C. AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING & ADJOINING STRUCTURES. IF ANY SUBMITTED DOCUMENTS ARE FOUND TO BE FAKE, THE K.M.C. AUTHORITY WILL REVOKE THE SANCTION PLAN. THE CONSTRUCTION OF WATER RESERVOIR AND SEPTIC TANK WILL BE UNDERTAKEN UNDER THE GUIDANCE OF L.B.A. & E.S.E. BEFORE STARTING OF BUILDING. THE PLOT IS IDENTIFIED BY ME.

**ASIS SARKAR DIRECTOR OF SANKAT MOCHAK VYAPAAR PVT. LTD. AND C/A OF**  
1. IRA MITRA  
2. SANJEEB MITRA  
NAME OF OWNER/APPLICANT

**PROPOSED G+IV STORIED RESIDENTIAL BUILDING PLAN UNDER SECTION 393A OF KMC ACT 1980 AT PREMISES NO.- 180, BRAHMA SAMAJ ROAD, WARD NO.-130, BOROUGH-XIV, P.S.-PARNASREE,KOLKATA-700034, DIST-SOUTH 24 PARGANAS UNDER K.M.C.**

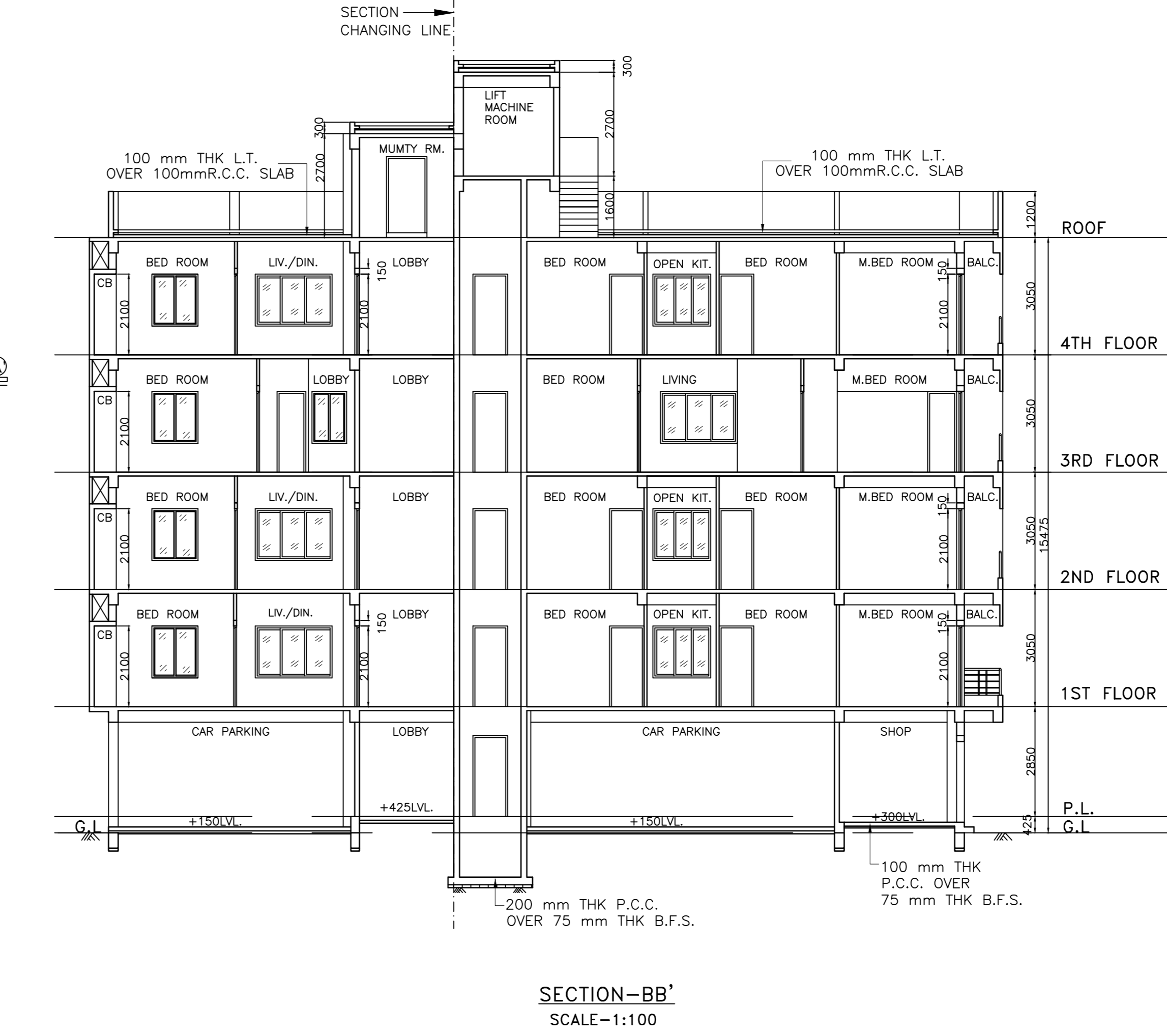
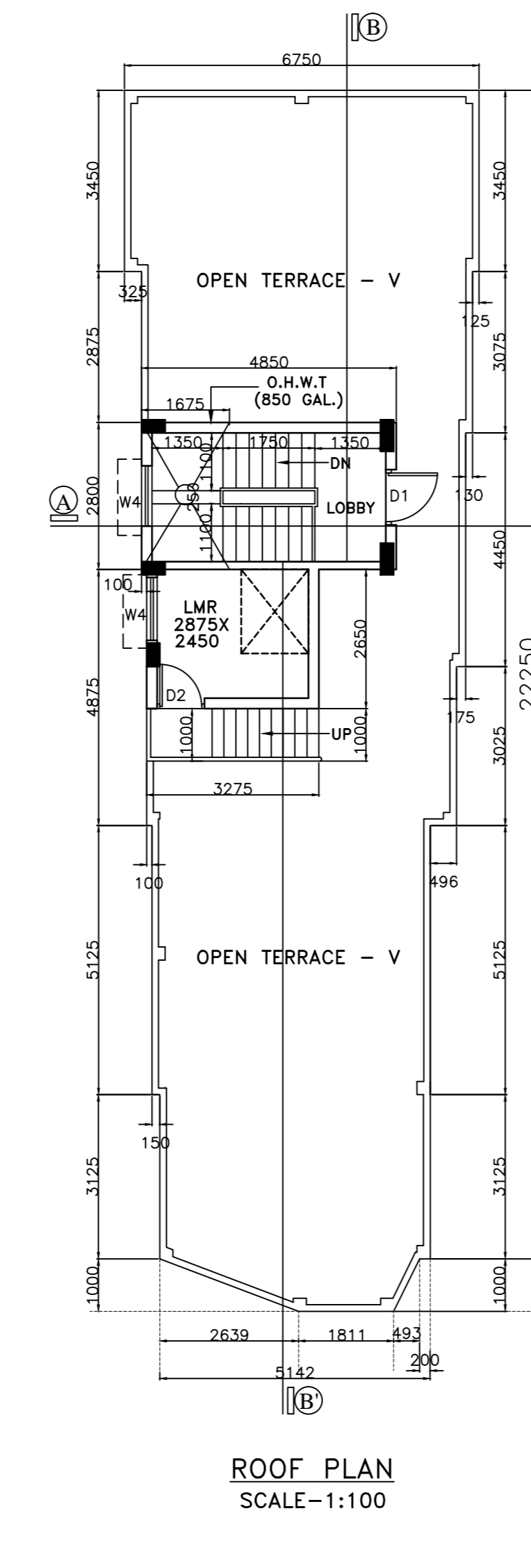
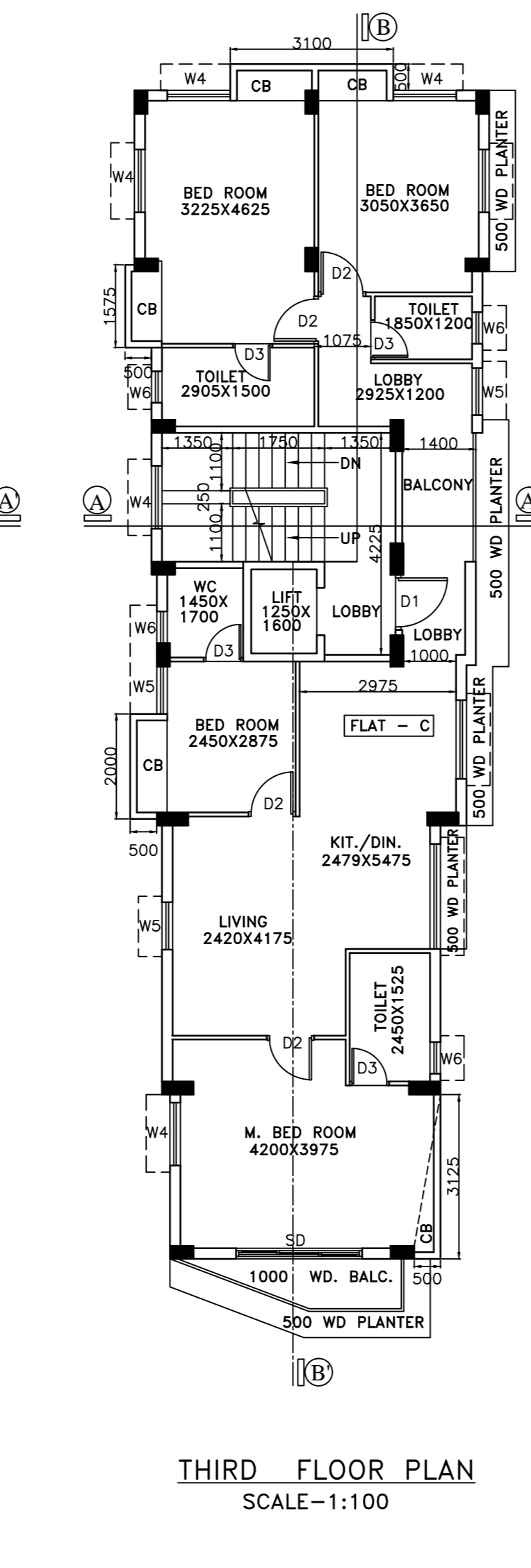
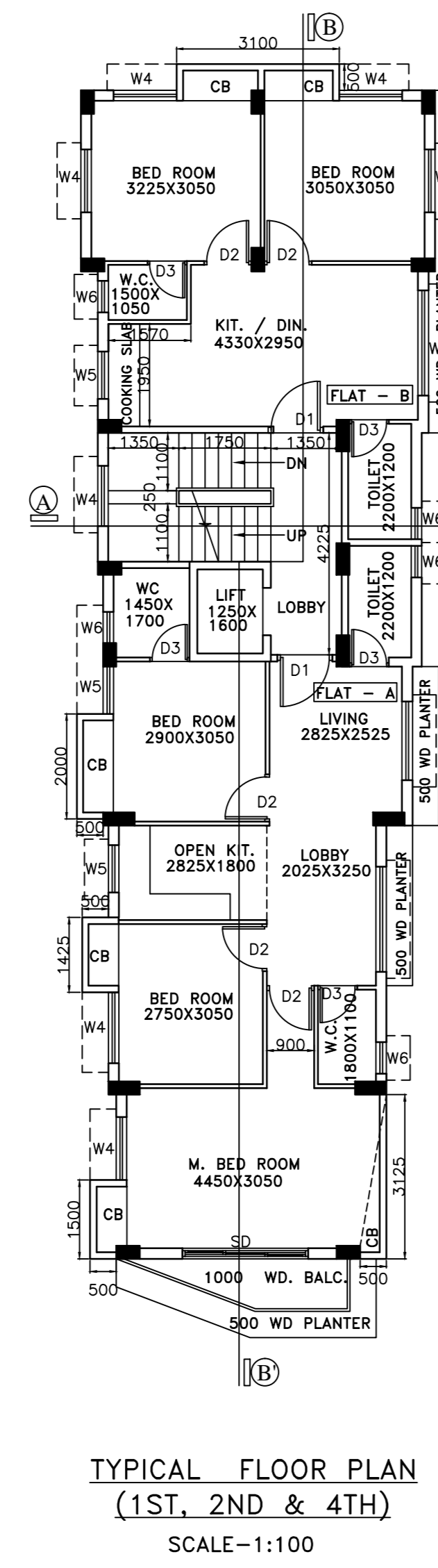
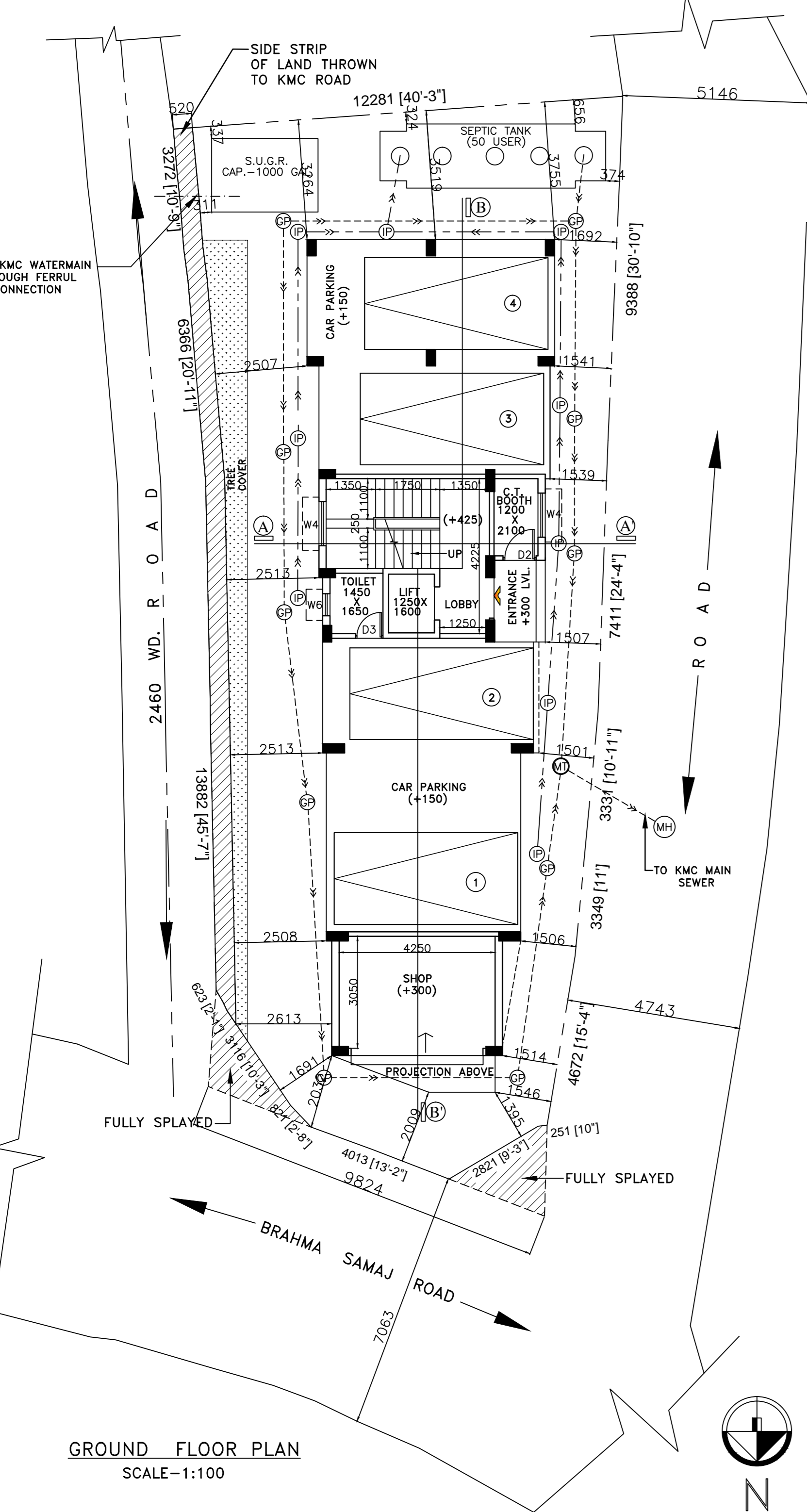
**ARCHITECTURAL DRAWING**  
SCALE=1:100 OR AS NOTED

CONSULTANT: **ARCHSTUDIO**  
CONSULTANT IN ARCHITECTURE & INTERIOR  
135, D.P.S. ROAD, KOLKATA-700033  
CONTACT NO.-629049669831146262  
EMAIL: archstudio14@gmail.com

**B.P.NO. ...2024140019... DATE: ...04.05.2024...**

**VALID UPTO ...03.05.2029...**

DIGITAL SIGNATURE OF A.E.      DIGITAL SIGNATURE OF E.E.



REAR OPEN SPACE IS PROVIDED AVG. 3.519m INSTEAD OF 3.5m AS PER AMENDMENT OF KMC BLDG RULE, 2009 VIDE NOTIFICATION NO. 480/MA/O/C-4/3R-13/2012 ISSUED BY D.G.(B) DT 21/10/2014

**CALCULATION OF AVERAGE BACK**  
AVG. BACK= REAR SIDE BUILDING LENGTH = 23.753sqm = 3.519m  
6.750m

THE DEPTH OF THE SEPTIC TANK AND SEMI U/G WATER RESERVOIR SHALL NOT EXCEED THE DEPTH OF THE FOUNDATION OF THE BUILDING. ALL PRECAUTIONS SHALL BE TAKEN DURING THE CONSTRUCTION OF THE SAME.

ALL EXTERNAL WALLS 200MM TH AND ALL INTERNAL WALLS 125MM TH UNLESS OTHERWISE MENTIONED

PERMISSIBLE TOP ELEVATION = 33.00 M.

CO-ORDINATE IN WGS 84 AND SITE ELEVATION(AMSL)		SITE ELEVATION IN WGS 84
LATITUDE	LONGITUDE	
22°30' 1.23"N	88°18'41.36"E	5 m

THE ABOVE INFORMATION IS TRUE AND CORRECT IN ALL RESPECT AND IF ANY STAGE, IT IS FOUND OTHERWISE, THEN I SHALL BE FULLY LIABLE FOR WHICH KMC AND OTHER APPROPRIATE AUTHORITY RESERVE THE RIGHT TO TAKE APPROPRIATE ACTION AGAINST ME AS PER LAW.

**ASIS SARKAR DIRECTOR OF SANKAT MOCHAK VYAPAAR PVT. LTD. AND C/A OF**  
1. IRA MITRA  
2. SANJEEB MITRA  
NAME OF ARCHITECT      NAME OF OWNER